



04/17/2025 02:50:17 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

Nathan J. Ratliff
Parks & Ratliff, P.C.
620 Main Street
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS:

Trevor C. Peterson and Bernis H. Peterson, H&W
8211 Teare Lane
Bonanza, OR 97623

GRANTEE'S NAME AND ADDRESS:

Trevor Curtis Peterson and
Bernis Hope Peterson, Trustees of the
Peterson Family Revocable Living Trust,
uad March 14, 2025
8211 Teare Lane
Bonanza, OR 97623
Klamath Falls, OR 97623

SEND TAX STATEMENTS TO:

Trevor Curtis Peterson and
Bernis Hope Peterson, Trustees
8211 Teare Lane
Bonanza, OR 97623

BARGAIN AND SALE DEED

TREVOR C. PETERSON and BERNIS H. PETERSON, Husband and Wife, hereinafter referred to as grantor, conveys to **TREVOR CURTIS PETERSON and BERNIS HOPE PETERSON, TRUSTEES OF THE PETERSON FAMILY REVOCABLE LIVING TRUST, uad March 14, 2025**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

SW $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ NW $\frac{1}{4}$; that portion of the N $\frac{1}{2}$ SW $\frac{1}{4}$ lying North of Langell Valley Irrigation District Drainage Ditch; and that portion of the E $\frac{1}{2}$ NW $\frac{1}{4}$ lying Westerly of Lost River in Section 32, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contract and/or liens for irrigation and/or drainage.

Property ID Nos.: 609979, 609988


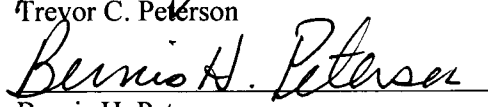
Map Tax Lot Nos: 3912-03200-00300, 3912-03200-00400

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for estate planning purposes

IN WITNESS WHEREOF, the grantor has executed this instrument this 14 day of March, 2025.

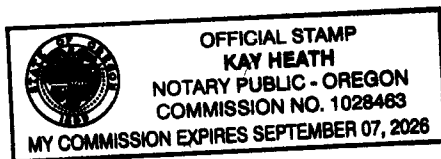
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855,

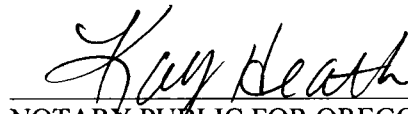
OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.


Trevor C. Peterson

Bernis H. Peterson

STATE OF OREGON, County of Klamath) ss.

THE FOREGOING INSTRUMENT was acknowledged before me this 14 day of March, 2025, by Trevor C. Peterson and Bernis H. Peterson.




NOTARY PUBLIC FOR OREGON
My Commission expires: 9-7-2026